



# Town of Randolph

Town Hall  
41 South Main Street  
Randolph, MA 02368

## Meeting Minutes Town Council

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Monday, August 24, 2015

7:00 PM

Chapin Hall  
Town Hall, 2nd Floor

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### **SYS14-0102** Upcoming Agendas

#### **Call to Order - Roll Call - Pledge of Allegiance**

Councilor Fernandes called the meeting to order. Councilor Meoni led the Pledge.

**Present:** 9 - Council Member Paul J. Meoni, Council Member Jason R. Adams, Council Member William Alexopoulos, Council Vice President James F. Burgess Jr., Council President Paul K. Fernandes, Council Member Kenrick W. Clifton, Council Member Arthur G. Goldstein, Council Member Andrew Azer and Council Member Edward Gilbert

#### **Moment of Silent Prayer**

#### **Announcement from Council President**

Attorney Griffin introduced the new part-time paralegal that has been hired, Yolanda Hales.

#### **SYS14-0279** Swearing In Promoted Police Officers Sergeant Gabriel Pantazelos Commander John Hamelburg

Town Clerk Brian Howard swore Sergeant Gabriel Pantazelos and Commander John Hamelburg into their new promoted roles.

#### **Motions, Orders, and Resolutions**

#### **SYS14-0278** Minutes from the 8/10/15 meeting

**A motion was made by Councilor Alexopoulos, seconded by Councilor Clifton, that the minutes from the 8/10/15 meeting be accepted. The motion passed by the following vote:**

**Aye:** 6 - Adams, Alexopoulos, Fernandes, Clifton, Goldstein and Azer

**Abstain:** 3 - Meoni, Burgess and Gilbert

#### **Public Comments**

Councilor Fernandes noted that the Community Center funding will be discussed tonight, and that the public will be able to comment on that topic

at that time. Councilor Goldstein noted that it is not a public hearing, thus a public comment period is not required as part of that discussion. Councilor Fernandes stated that he will allow it due to the topic's prominence on tonight's agenda.

Mr. Keith Wortzman noted that on Tuesday, 9/29 at 7pm in the Washington Room, the Randolph Commission on Disabilities will be meeting, discussing next steps, doing some reorganization and some recruitment. If anyone is interested in becoming a member, they can contact Mr. Wortzman.

Councilor Clifton - is this on the website or advertised elsewhere? Mr. Wortzman just submitted the posting, will touch base with the Clerk's office.

## **7:15 PM - Public Hearing**

### **Town Manager's Report**

A) Demolition of IHOP site has started, first step in construction of new Fire Station.

B) Paving is ongoing around Town, still some punchlist items to complete on many streets, and a few remaining streets to pave for the Fall. Also working with RPD and DPW on improving crosswalks and pedestrian signage around Town.

C) Sub-bids for Fire Station work came in last week, full bids due next week. May have funding request authorization at a September meeting. Project managers confident based on sub-bids that full bids should come in fairly close to estimated amounts, probably within a few thousand dollars.

D) DPW Supt David Zecchini will be retiring this Fall. Vital member of team and community. Received letter today, will be starting full process to find replacement in weeks ahead. Thank you to David for his service, 41 great years.

Councilor Azer requested President send out invite to a Council meeting to recognize him. Mr. Murphy - last day in office will be mid-October some time. Councilor Fernandes - will organize that.

Councilor Alexopoulos - last meeting, asked about Pond St. at North Main Street, beautification of that area? Mr. Muphy - ownership issue, needs to be looked into, Town will be taking care of side of the building which they own.

Councilor Adams - front of building has a green shade of paint, will that be staying? No, painter will be coming back with more appropriate shade.

Councilor Clifton - what feedback have you been getting regarding the LED lights? Thus far positive - shed more light, last longer. One resident thought too much light, adjusting shading at that location.

## Old Business

### **SYS14-0226** Home Rule Petition Updates

Chapter 68 of the Acts of 2015 - Governor signed off on the Veterans Tax Check-off home rule petition. Councilor Burgess - to Mrs. Mehta, can you provide update at future meeting on how downstairs will handle that? Yes. Do you want just for excise or excise and real estate? Councilor Burgess - Excise Tax goes out to more people, and no other competition on that, believe that would get best response. Councilor Burgess - thank you to Mrs. Mehta and Attorney Griffin for their work on that.

Councilor Azer - update on other one? In touch with Senator Joyce who is speaking with Representative Timilty's office. Briefly bogged down in the House, possible Counsel may be rewording small words, not sure exactly why. Working with delegation, they are aware of deadline, working very hard on our behalf, hope to have signed before next meeting in September.

### **SYS14-0255** Council Order 2015-014 - Intergenerational Community Center Debt Exclusion

The Order was read into the record in order to refresh everyone's memories.

Councilor Goldstein - Mr. Murphy's presentation will speak to future potential revenue of Town. Assumes state aid and economy will continue to grow at same rate. Know the economy is cyclical and every sunny day is followed by rainy. After winter, large snow and ice deficits - can cover by transferring from stabilization, but no matter how covered, shows that the best laid plans sometimes go awry. Very in favor of Community Center. By presenting to residents as debt exclusion, provide coverage for rainy days. If the rainy days don't come, have additional dollars for other departments, or for opportunities to stabilize or reduce tax rates. Nothing in life is free. Cost average home-owner \$40-60 per year until debt paid off. Will give Mr. Murphy additional flexibility when creating budget and for other needs.

Mr. Murphy - excited that now we're talking about how to fund, rather than should we fund. Been working on this project many years. General Operating Budget is sufficient - General Fund debt schedule sees substantial maturity over next five years, strong local economy, other revenue opportunities such as billboard, sale of Senior Center property. Anticipated debt obligation approximately \$750,000-\$800,00 per year.

Utilities, overhead expected at approximately \$75,000 per year. Staff and program budget \$100,000-150,000, offset by revenue opportunities. Grants will also be integral part of operational funding. In FY'18, these costs will represent approximately 1% of the Town's budget. Can take on new debts without making cuts by management of debt schedule. Reasonable increases in debt schedule expected. FY'19, '20, and '21 can be managed. Randolph one of lowest debts in the Commonwealth - in bottom 10 for size of the community. Other capital needs can still be managed - \$2 million per year CIP, will continue paving, MSBA limits impact of needed school repairs. New Growth and Tax Levy increase due to Pacella park, Rte 139 economic development efforts, building permits growing at fast pace, billboard revenue in FY'18/'19.

#### Public Comments

Katrina Huff and Mariana Hay - Ms. Huff stated that it is good to hear that this initiative is going forward. Regarding the debt exclusion, fear that by putting an exclusion in place would make it more fearful for residents, make them more reluctant to vote for the initiative. Other issue with putting on the ballot is the portion of the population that is unable to vote. Ms. Hay - would be great for Randolph because not enough things for kids her age (over 6) to do. Good place to meet and make friends.

Mr. John Banion - Youth Center Plus would be a great thing to have in Randolph. Youngest child is college junior, but three grandchildren in the community, would like to see them have a good place to go. Don't mind paying a little more to provide that opportunity.

Mr. Peter Taveira - good things being discussed, lots of community involvement. Community has put faith into what people in this room have designed and put together, weight to follow through. Heard feedback personally, especially in the Youth Sports arena in Town, (would like to see budget increased to address track) positive response. Bringing generations together, not enough for kids in the Town to do. Lack of meeting spaces. All addressed by this important project. As far as debt exclusion, sense of what that does to the timeline? What is the risk involved to the project if it is/isn't approved? Councilor Azer - if approved tonight, goes on ballot and defeated, could still come back to Council and determine whether or not to fund, don't think will delay much at all, Mr. Murphy agrees.

Rachelle Genty - regarding debt exclusion, understand that it would be a cushion. Know some people might not favor it, dollar amount is high, someone voting may not know enough about the project and just vote no because of high number. Also, this is big for residents under 17, and they

can't vote, would be exclusionary to them.

David Harris, Randolph resident 47 years. Plan has been talked about now for many years, community has already said they want it, fastest way to kill it is to put on debt exclusion. Most people who would support it, won't be able to vote. Waste of time to put on ballot, should just move forward on TM's plan.

Giovanni Lazar, graduated RHS 2014 - any ways this can be stopped or slowed down and community doesn't get what it needs, it should be hindered. Youth would really benefit from it, and many others in the Town, including many people who cannot vote for this. Not fair.

Joe Burke - no one is against the community center, have to find way to pay for it. Know Mr. Murphy can pay for it, but cost of RPD renovations, new fire station, Library renovations, pumping station in a few years, etc. Anti-taxes, but this is not that much. If doesn't pass, Council can still vote. Vote for debt exclusion, save some money for the future.

Jean Brewster, young senior and youth advocate in Town. Thank you to Mr. Murphy for his presentation. Generations need to be brought together, huge resources, State is looking for all communities to prepare youth to be future ready and life long learners, this is great opportunity to push that process. Don't want to send message to youth that they're not valuable.

Zachary Powell, Randolph resident for 10 years. Another young person in town in favor of the center, even if it means a few more dollars on taxes.

Rebecca Robateau - here to support children and seniors, lot of good ideas expressed. Many people who come through Randolph, by having ICC, will give people reason to stay here. Time for this to happen, putting off by debt exclusion isn't favorable at this time. Help children be involved with each other, interact with adults and government officials.

Councilor Azer - no one is against this facility, appreciate intentions of Town Manager to move forward. Whether goes on debt exclusion or not, doesn't change timeline. Sets up to rally community around tremendous project. Recently got list of programs the Recreation Department offers, shocked by the variety, and they are offered many different locations around Town, not centralized in this time. In favor of the Intergenerational Community Center - not a question of "if" we should do it, just "how". Can't decide a few years down the line that can't afford and would have to make cuts. Only have one chance to request a debt exclusion, and that's now. Presented current and expected future debt - don't feel future revenue growth can keep up with potential future debt - setting selves up for

massive reductions in services.

Councilor Gilbert - none of us are against project, but worried about future financial stability of community. No one wants to have to cut Town departments later on. Just an option, does not kill the project or set it back. Mr. Murphy - bid schedule for Intergenerational Community Center is due in late November/early December, debt exclusion question wouldn't impact timeline. Councilor Gilbert - doesn't hurt to ask community, not going to set back, may provide with funding need down the road. If don't need, can reappropriate funds as needed.

Councilor Meoni - thank you to Councilor Azer for his hard work. No matter what we do, Intergenerational Community Center is being built and will be paid for, that is what community wants. If put to vote on November 3rd, on average, less than 15% of community votes. Won't be representative of community and what they want. If vote down debt exclusion tonight, could vote project in September and start. Don't want to delay until after vote in November. Don't understand why Intergenerational Community Center is not as important as RPD, RFD, and the Turner Free Library. Have been talking about this project for many years, time to get this done. Ask Council to vote this motion down.

Councilor Clifton - thank you to Councilor Goldstein for his initiative and work in last few weeks. Do have some questions and concerns. Four major projects looking at, RPD (\$4.7 million), RFD(\$5.8 million), Library (\$2.4 million), and Intergenerational Community Center(\$12.8 million). Interesting that this Order singles out the Intergenerational Community Center. What is message that this is the project picked out? These votes are symbolic, they send signals and there are consequences to decisions made. Don't believe there has been a project in recent time that has generated so much interest and participation. This has been a discussion for a long time. Believe that Randolph is rising, and this project will be continuous with the momentum being generated. Mr. Murphy says debt exclusion is not required, we have worked with him many years, and this appears to be a signature project for him. We don't have to accept everything given to us, but he has shown, with his figures (along with Mrs. Mehta), that it can be done without debt exclusion. Critically important to send right message, and support Mr. Murphy and his staff on this project.

Councilor Adams - it was mentioned that about 15% of people voting in local elections, not representative of community, and that may be true, but allow 15% to elect leaders. Don't think the Council is picking out Intergenerational Community Center from other projects. Debt exclusion will not delay. Last override, many more people came out and voted, this could increase voter participation.

Councilor Burgess - fact that, in local election, smaller number of people vote, that is reality have to deal with. Since this question has come up to put on ballot, this is largest group i've seen to talk about it. Concerned about a couple things. We still don't know what's in the building, haven't finalized anything - still need to decide on. Don't know if \$10 million is even right number. In most of union contracts, have "no layoff" clause, cannot reduce workforce even during economic downturns. Concerned how Recreation Department usage of other locations may change one Community Center is developed. Cannot guarantee Senior Center will sell, are counting that in expected gains. When walked in tonight, wasn't voting for question on ballot. Don't think it's disingenuous to request a debt exclusion. Still have quite a few reservations about the project as it stands. Need to be honest with the numbers. Need to be honest with language we use to discuss. Concerned with people assuming that if we vote for debt exclusion, we value youth or seniors less, not necessarily true. Have always said the Town's budget is a show of values and priorities. This can still be in a budget, just may not be in as general revenue. Opportunity to really look at what's been talked about, such as the track. Many don't know what's in plan yet, need to be better informed, maybe we could spend more dollars to provide programs should provide in that space. Want to be sure building will provide what we need, concerned we're actually under-funding. Debate tonight shouldn't scare anyone, healthy discussion.

Councilor Alexopoulos - applaud Councilors Goldstein and Azer for presentations this evening. State aid and revenues cyclical - 2008 on, one of worst economic downturns in a long time and Town of Randolph and MA South Shore seemed to prosper. Many projects done in "bad" economic environment. Would rather have seen debt exclusion for all four projects tonight, rather than picking one. Every time we did these, they said we had the money, and we did them. Know this number is greater than other projects we've done, but if I hear from Mr. Murphy and his staff that we can afford this, have been able to afford, will be able to afford.

Councilor Azer - apologize to Councilor Meoni for comment before, all passionate about this project, lots of progress in the community, don't want to see community go back to where it was 10 years ago, believe without debt exclusion, that could happen.

Councilor Fernandes - served on Finance Committee in past, watching Town's money for a long time, including some of the worst financial times. My decision based on faith - faith in staff that have brought us to where we are now, including Town Manager and people he has brought along. Confidence that even if worst predictions come to fruition, our management will find us a way of getting through that and making things work. Confident

in our vision, experience, dedication. If Mr. Murphy says can do without debt exclusion, not voting for debt exclusion.

Councilor Goldstein - Councilor Azer and myself both served on Finance Committee, have both chaired Finance Committee, share the same concerns. Why should we try to weather a storm, when debt exclusion could be umbrella. Please, no one, take this personally. Told debt exclusion not required, in most cases agree to go along, but not always. First bite of budget goes to debt service, whatever's left goes to everything else. Suggest we create that umbrella to cover us in storm. All residents have spoken to, none of them have had issue with debt exclusion. Everyone is in favor of ICC.

Councilor Burgess moved to remove Order 2015-014 from the table, Councilor Alexopoulos seconded. Vote 9-0.

Councilor Goldstein moved to approve Order 2015-014 to put question of Intergenerational Community Center on ballot as debt exclusion, seconded by Councilor Azer. Roll call vote results in Councilors Adams, Goldstein, Azer, Gilbert voting in the affirmative, and Councilors Clifton, Meoni, Alexopoulos, Burgess, and Fernandes voting in the negative. Final vote 4-5, motion fails.

## New Business

## Correspondence

### **SYS14-0274** Correspondence

Reminder Norfolk County Register of Deeds Office Hours Thursday September 10, 10am - 12pm.

Letter from the Randolph Music Boosters seeking sponsors for the 2015-2016 school year, who will have the opportunity to appear in competition/concert programs.

Multiple requests from RPD regarding safety around Town. Requests are to:

<p align="LEFT">Install "No Parking" Signs on both sides of the street from the intersection of Bridle Path Circle and Bittersweet Lane to the start of the circle at the end of the street</p>

<p align="LEFT">Install "No Parking on Either Side" signs on Amvets Lane</p>

<p align="LEFT">Install a stop sign at the end of East Druid Hill Ave at Center St.</p>

Councilor Goldstein moved to send the requests to the Public Safety Committee, seconded by Councilor Gilbert. Vote 9-0.



**Committee Reports**

Schools - met Thursday, 8/20/15, did a reorganization, Mrs. Gordon was reelected as President. Looking at reconsidering process of reorganizing twice per year, and changing it to reorganize once a year only, at the first meeting in January. Based on this discussion, decided not to vote on Vice-President, Dr. Pontbriand will remain Vice-President for continuity of leadership. Superintendent Thomas Anderson introduced some of the new administrators. Ms. Tia Stovell, was director of AIM, new Principal at RCMS. Taking her place, Mr. Jamel Atkins Sharif, from Cambridge Public Schools. Went into negotiations with Superintendent Anderson to increase his time in Randolph, voted 5 years contract beginning this July. Voted Goals for the school year. Presented with FY15 audit report. Councilor Goldstein - is that separate from the Town Audit? Part of Town Audit, separate book, recently received. Councilor Goldstein - could that be made available to the Council? Yes.

Councilor Clifton - is extension of Mr. Anderson's contract consistent with what's been happening in other districts? Councilor Meoni - can't speak to that, feeling of Committee that though he is young, he is extremely knowledgeable of the job, and he has done an exemplary job in his first year, would like to see him remain at least five more years.

Councilor Goldstein - timeline for being moved up from Level 4? Hope this Fall. Councilor Goldstein - that's been said in the past? But we've been removed from their oversight at this point, this is what we've been told. All schools in district are individually Level 2 or 3. Any other Principal changes? Don't believe so. Assistant Principals, Dean at RHS have changed.

Councilor Goldstein - Military Services Committee have a report? Vacation. Councilor Goldstein - took June, July and August off, because need to raise money to be able to do work.

Councilor Fernandes - in process of trying to get Town Manager's evaluation done, have minority of evaluation sheets in hand, need them completed as soon as possible.

Councilor Alexopoulos - does Mr. Murphy want to discuss the site visit at TLA? Mr. Murphy - site visit set up by Representative Timilty with Representative Schmidt, Chair of Natural Resources and Environment, which is reviewing Representative Timilty's Bill. Visit to general vicinity intended to give Representative Schmidt better idea of site, adjacent neighborhood, challenges of site, etc. Helpful, Representative Schmidt supportive of Bill by time he left vicinity of site. Councilor Clifton - would this

Bill be retroactive if passes? Attorney Griffin - not clear from language if would tailor to projects already in pipeline, but believe that was the intent. Councilor Meoni - site suitability still coming out 8/28? Attorney Griffin - last week DEP reached out to TLA and requested two week delay. Understanding is that they were deluged with letters in opposition, need extra time to review. Now issuing determination in mid-September. Councilor Gilbert - did see Representative Timilty was there, few days after visit was stuck at light near local transfer station, conditions, smell were awful. Mentioned to Representative Timilty he should bring Representative Schmidt to that area, and imagine putting that in a neighborhood.

Councilor Alexopoulos - believe the intent, too, from delegation, is to set up follow up site visit with DEP officials so they can get look at site as well.

### **Council Comments**

### **Adjournment**

Councilor Alexopoulos moved to adjourn, seconded by Councilor Gilbert. Vote 9-0.